

When Recorded Return to:
GUY DAVIDSON
SANDRA DAVIDSON
4191 Islander Way
Anacortes, WA 98221



200406250079
Skagit County Auditor

6/25/2004 Page 1 of 2 11:34AM

Chicago Title Company - Island Division
Order No: AE9913 MM

IC30933 ✓ STATUTORY WARRANTY DEED

THE GRANTOR ROBERT V. MORAND and MARY L. MORAND, husband and wife

for and in consideration of Six Hundred Thirty-Four Thousand Five Hundred and 00/100...(\$634,500.00) DOLLARS

in hand paid, conveys and warrants to GUY DAVIDSON and SANDRA DAVIDSON, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:

Lot 18, Ptn Lot 19, THE POINTE DIV 2
SEE EXHIBIT A WHICH IS HERETO ATTACHED

Situated in Skagit County, Washington.

3232
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Tax Account No. : P83449

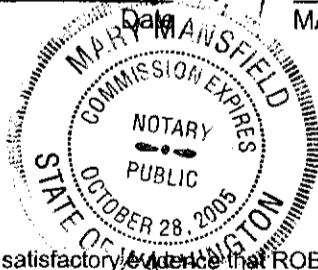
JUN 25 2004

Subject to: Restrictions, reservations and easements of record.

Amount Paid \$ 11274.10
By Skagit Co. Treasurer
Deputy

Dated: June 18, 2004

Robert V. Morand 6/23/04 Mary L. Morand 6-23-04
ROBERT V. MORAND MARY L. MORAND Date



STATE OF CALIFORNIA
COUNTY OF

I certify that I know or have satisfactory evidence that ROBERT V. MORAND and MARY L. MORAND the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: June 23, 2004
Mary Mansfield
Notary Public in and for the State of California
Residing at Finances
My appointment expires: 10-28-05

Chicago Title Company - Island Division

EXHIBIT 'A'

Description:

Order No: AE9913 MM

Lot 18, PLAT OF THE POINTE DIVISION NO. 2, according to the plat thereof recorded in Volume 14 of Plats, pages 50 and 51, records of Skagit County, Washington;

TOGETHER WITH that portion of Lot 19 described as follows:

Beginning at the Northwest corner of said Lot 19;
Thence South $34^{\circ}42'05''$ East along the North line of said Lot 19 a distance of 139.47 feet to the Northeast corner of said Lot 19;
Thence North $42^{\circ}47'54''$ West a distance of 134.32 feet to the West line of said Lot 19;
Thence North $36^{\circ}22'29''$ East a distance of 20.00 feet to the point of beginning;

EXCEPT that portion of Lot 18 and Lot 19 as shown PLAT OF THE POINTE DIVISION NO. 2, recorded in Volume 14 of Plats, at pages 50 and 51, records of Skagit County, Washington, more particularly described as follows:

Commencing at the Southwest corner of said Lot 18 of the PLAT OF THE POINTE DIVISION NO. 2, being common with the Northwest corner of Lot 19 of said plat;
Thence South $36^{\circ}22'29''$ West along the Northwesterly line of said Lot 19 a distance of 20.00 feet to the true point of beginning;
Thence South $42^{\circ}47'54''$ East a distance of 134.32 feet to the Northeast corner of said Lot 19;
Thence South $35^{\circ}02'49''$ West along the East line of said Lot 19 a distance of 76.00 feet to the Southeast corner of said Lot 19;
Thence Southeasterly along a non-tangent curve concave to the Southwest whose radius point bears South $34^{\circ}14'37''$ West a distance of 525 feet through a central angle of $1^{\circ}31'42''$ along the Southerly line of said Lot 18 for an arc distance of 14.00 feet;
Thence North $29^{\circ}02'06''$ East a distance of 80.44 feet;
Thence North $44^{\circ}53'56''$ West a distance of 32.16 feet to an intersection with the North line of said Lot 19;
Thence continuing North $44^{\circ}53'56''$ West a distance of 106.86 feet to the true point of beginning.

Situated in Skagit County, Washington



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Skagit County Auditor